WHAT IS CLAIMED IS:

1.   A method for funding an infrastructure or building initiative, the method comprising collecting payments from parties who stand to financially benefit from the initiative and using these payments to partly or wholly fund the initiative.

2.   A method as claimed in claim 1 involving assessing a measure of an increase in property value that is created by provision of the initiative.

3.   A method as claimed in claim 2, wherein each payment collected is a percentage of the assessed increase in value.

4.   A method as claimed in claim 1 further involving assessing a measure of savings made by provision of the initiative.

5.   A method as claimed in claim 2 further involving assessing a measure of savings made by provision of the initiative.

6.   A method as claimed in claim 3 further involving assessing a measure of savings made by provision of the initiative.

7.   A method as claimed in claim 4, wherein each payment collected is a percentage of the assessed savings.

8.   A method as claimed in claim 1 further involving assessing parties that may be interested in providing funds and entering confidential negotiations with those parties.

9.   A method as claimed in claim 1 further involving applying for or granting planning permission to build or re-build property in a property up-lift area.

10.   A method as claimed in claim 9, wherein the property up-lift area is a pre-defined or designated area in a vicinity of the initiative.

11.   A method as claimed in claim 1 wherein the step of collecting payments is done after planning permission is granted to a property developer and the initiative is committed.

12.   A method as claimed in claim 1 wherein the parties who stand to financially benefit include landowners and/or developers and/or companies.

13.   A method as claimed in claim 1 wherein the initiative is a transport initiative.

14. A method as claimed in claim 3 wherein the percentage is a pre-determined percentage.

15. A method as claimed in claim 7 wherein the percentage is a pre-determined percentage.